

MOBILE HOME STANDARDS 2010-02

SECTION 1. DEFINITIONS

"Mobile Home" shall mean a movable or portable unit, designed and constructed to be towed on its own chassis, comprised of frame and wheels, and designed to be connected to utilities for year-round occupancy and to provide for complete independent living facilities, including provisions for cooking, sleeping, and sanitation. The term includes units containing parts that may be folded collapsed, or telescoped when being towed and then expanded to provide additional cubic capacity, and units composed of two (2) or more separately towable components designed to be joined into one integral unit capable of being again separated into components for repeated towing. Neither use of a permanent foundation nor removal of wheels, towing devices, or any other alteration shall qualify a mobile home as a conventional single-family dwelling.

SECTION 2. BUILDING PERMIT REQUIRED

It shall be unlawful to place a mobile home within the jurisdiction of the Village of Dix without first obtaining a building permit permitting placement of such mobile home, paying the Permit Fee of \$50.00 and without first complying with the standards established herein.

An application for a building permit shall be submitted to the Board of Trustees of the Village and shall include the following:

- A. The full name, address and telephone number of the applicant.
- B. The address, location, and legal description of the tract of land upon which the mobile home is proposed to be located and the manufacturer's name, serial number, year of manufacture, dimensions and estimated fair market value of the mobile home; said application shall also include a copy of the Certificate of Title, Certificate of origin, Bill of Sale or other document of title. The person seeking issuance of a building permit for a mobile home shall upon application for a building permit provide proof satisfactory to the Board of Trustees of the fair market value of the mobile home. A receipt, contract for sale, or other document showing the sale price executed by the seller or the signed copy of the sales tax return filed with the Illinois Department of Revenue may be submitted by the person seeking a building permit as proof of the value of the mobile home, providing the Board of Trustees shall have the right to, in addition, require the applicant to submit an appraisal by a qualified appraiser to the value of the mobile home.

